

**CITY OF CONCORD
ZONING BOARD OF ADJUSTMENT**

FOR OFFICE USE ONLY

APPLICATION FOR APPEAL

Case Number: _____
Date Received: _____
Received by: _____
Amount Paid: _____

_____ Administrators Decision
_____ Special Exception
_____ Variance
_____ Equitable Waiver
XX Other: **RSA 674:41**

NAME OF APPLICANT _____ PHONE NO. _____

ADDRESS _____

OWNER OF PROPERTY _____

LOCATION & DESCRIPTION OF PROPERTY _____

MAP/BLOCK/LOT _____ ZONING DISTRICT _____

OVERLAY DISTRICTS _____ SITE PLAN APPROVAL REQUIRED _____

PROPOSED USE _____

DETAILS OF REQUEST _____

FOR OFFICE USE ONLY _____

PROPOSED DEVELOPMENT:

Use.....	_____ Conforming	_____ Non-Conforming
Lot Coverage.....	_____ Conforming	_____ Non-Conforming
Setbacks.....	_____ Conforming	_____ Non-Conforming
Height.....	_____ Conforming	_____ Non-Conforming
Parking/Loading..	_____ Conforming	_____ Non-Conforming
Other.....	_____ Conforming	_____ Non-Conforming

The undersigned hereby requests relief from the terms of RSA 674:41 and asks that said terms be waived to permit the issuance of a Building Permit for erection of a structure, and to permit the subsequent erection of a structure, on a lot which lacks frontage on an accepted City street or on a public highway.

The undersigned alleges that the following legal criteria for granting said relief are satisfied. The application shall include the submission of statements in writing together with records, photographs, and such other materials as are necessary, to justify the granting of relief.

1. The application of the Statute will impose upon the owner of such premises the following practical difficulties and unnecessary hardship because: _____

2. The following circumstances affecting the property do not require the structure to be related to existing or proposed streets because: _____

3. The relief sought will not distort nor adversely affect the Zoning Ordinance or the Land Use Plan because: _____

4. The relief sought will not cause hardship to future purchasers nor place undue financial impact on the City because: _____

Signature: _____

Print Name: _____

Date: _____

ZONING APPEAL: Supporting Documentation:

The Applicant shall submit to the Board of Adjustment **three copies** of the Application for Relief and all supporting documents.

REQUIRED INFORMATION:

- A. Area of lot _____ square feet.
- B. Area of buildings _____ square feet.
- C. Area of parking and loading facilities _____ square feet
- D. Ratio of building area to lot area _____ %.
- E. Ratio of total building, parking, and loading areas to lot area _____ %.

The applicant shall submit to the Board of Adjustment **three copies** of a complete and legible site plan, **drawn to scale** showing in correct detail the following elements **where applicable**:

- 1. Location of existing and proposed buildings;
- 2. Proposed layout of existing and proposed outside facilities;
- 3. Proposed layout of parking areas and loading bays; including
- 4. Proposed type and location of screening, of recreation and play areas, and of areas for outside storage of materials;
- 5. Location of access, egress, and interior roadways;
- 6. Location and adequacy of utilities, drainage, and provision for public safety.

IMPORTANT:

Site plans must be provided according to the above listed elements, and, if in the Code Administrator's determination such site plan is inadequate, any appeal for relief **will not** be placed on the agenda until he/she feels all requirements have been met. An appellant has the right to appeal the Code Administrator's denial of such placement on the agenda. If the Board, upon such appeal, sustains the Code Administrator's denial, it will not hear the case until the case is properly noticed following submission of an adequate site plan. If the Board overrules the Code Administrator's denial, the case will be heard that evening or at the next soonest Board meeting for which the appellant is prepared to proceed.